

Prepared by and return to:

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JAN 22 1:06 PM '96

BK 295 PG 194
W.E. DAVIS CH. CLK.

Danny S. Carter, et ux,

GRANTORS

to:

WARRANTY DEED

Gino R. Labell, et ux,

GRANTEES.

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars (\$10.00), cash in hand paid and other good and valuable considerations, the receipt of all which is hereby acknowledged, **Danny S. Carter and wife, Linda C. Carter** does hereby sell, convey and warrant unto **Gino R. Labell and wife, Deedra L. Labell** as tenants by the entirety with full right of survivorship and not as tenants in common, the land lying and being situated in DeSoto County, Mississippi, being more particularly described as follows, to wit:

SEE ATTACHED LEGAL DESCRIPTION, "EXHIBIT A".

The warranty in this Deed is subject to rights-of-way and easements of record for public roads and public utilities, subdivision and zoning regulations in effect, prior reservations of oil and mineral rights, all applicable building restrictions and restrictive covenants of record including, but not limited to, Book 293, Page 601, which is of record in the office of the Chancery Clerk of DeSoto County, Mississippi.

Taxes for the year 1995 are to be paid by Grantees and possession is to be given with delivery of this Deed.

WITNESS the signature of the Grantors, this the 18 day of January, 1996.

Danny S. Carter
Danny S. Carter

Linda C. Carter
Linda C. Carter

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority in and for the State and County aforesaid, the within named **Danny S. Carter and wife, Linda C. Carter**, who acknowledge that they executed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned as their free and voluntary act and deed and for the purposes therein expressed.

Given under my hand and official seal of office, this the 18 of January,

James R. O'Donell
Notary Public

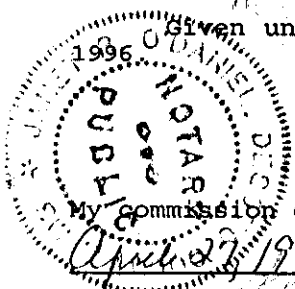
Grantors' Address: 4290 BRIGHT'S RD, HERNANDO MS 38632Grantors' Telephone Number: Home- 601-429-9646 Work- 601-895-7575Grantee's Address: 3613 Highway 304, Hernando, Mississippi 38632Grantee's Telephone Number: Home- 601-449-0682 Work- 601-357-5500

EXHIBIT "A"

Part of Section 16, Township 3 South, Range 8 West, more particularly described as follows: BEGINNING at an iron pin, said pin being south 6 Degrees 00 minutes east 1885.71 feet along the east line of the northwest 1/4 Section 16, Township 3 South, Range 8 West from the northeast corner of said northwest 1/4, thence continuing south 6 degrees 00 minutes east 754.29 feet to an iron pin, thence south 84 degrees 30 minutes west 577.5 feet to an iron pin, thence north 6 degrees 00 minutes west 754.29 feet to an iron pin, thence north 84 degrees 30 minutes east 577.5 feet to the point of beginning, containing 10.0 acres, more or less. ALSO an easement for the purpose of ingress and egress described as follows: BEGINNING at a point on the north line of the above described 10.0 acres said point being the center of a 30 foot Ingress-Egress easement, also said point being 175.0 feet west of the northeast corner of said tract; thence 1880.0 feet plus or minus in the northwesterly direction along the center of an existing gravel drive to a point on the south line of Highway 304, said point being south 50 feet and 562.5 feet west from the northeast corner of the northwest 1/4, Section 16, Township 3, South, Range 8 West.

Indexing Instruction: A parcel in the Northwest quarter of Section 16, Township 3 South, Range 8 West, DeSoto County, Mississippi.

Donny S. Carter

Linda C. Carter